



BLIGHTED PROPERTY REVIEW COMMITTEE

CERTIFICATION & DETERMINATION HEARING THURSDAY, FEBRUARY 21, 2013 COUNCIL CHAMBERS at 6:00 p.m. AGENDA

**All parties wishing to testify must register with the
BPRC Solicitor before the hearing begins.**

I. Call to Order

6:00p.m.

II. Purpose

In accordance with the Commonwealth of Pennsylvania Urban Redevelopment Law of 1945, as amended, and the City of Reading Blighted Property Review Committee Ordinance #108-2010 ("Ordinance"), the City of Reading has determined that the properties listed on this agenda meet the legal definition of "blight" by exhibiting one or more of the following twelve conditions listed in the Ordinance. As prescribed by the Ordinance, the City of Reading's Blighted Property Review Committee (BPRC) is meeting to review the reports of the Building/Trades Division and the Property Maintenance Division on your property to determine whether it, in fact, meets the definition of blight and can be determined or certified as a blighted property.

As described in the Ordinance, if your property is determined or certified as blighted, the BPRC will issue an Order which will provide you with approximately 60 days to rehabilitate the property to correct/remove the cause of blight certification, or follow the designated alternative remedy. At the hearing the BPRC shall render a final Order which shall be mailed to the property owner. If you fail to comply with the final BPRC Certification Order, the property will then be certified to the Reading Redevelopment Authority by the Planning Commission for acquisition of the property through voluntary sale or the use of the Authority's power of eminent domain.

III. Certification Hearing

1. 456 Douglass Street, Colin and Loraine Gray, owner, 456 Oley Street, Rdg, purchased Dec 2004

1. Oath to all presenting testimony
2. Findings of Fact & Presentation of Evidence – City Staff
3. Testimony from Property Owner (5 minute limitation)
4. Public Comment (5 minute limitation)
5. BPRC Vote and Announcement of Decision
6. Due to the findings from City staff, the Chair requests a motion to certify 456 Douglass St as a blighted property or to remove it from the target list.

2. 930 North 5th Street, Jenny Anahi Tapia & Pablo Guzman owner, purchased July 2012

1. Oath to all presenting testimony
2. Findings of Fact & Presentation of Evidence – City Staff
3. Testimony from Property Owner (5 minute limitation)
4. Public Comment (5 minute limitation)
5. BPRC Vote and Announcement of Decision
6. Due to the findings from City staff, the Chair requests a motion to certify 930 N 5th St as a blighted property or to remove it from the target list.

III. Determination Hearing

1. 1411 Cotton St, GEM Property Inv, owner, 3553 West Chester Pike # 185 Newtown Sq PA 19073, Purchased May 2005

1. Oath to all presenting testimony
2. Findings of Fact & Presentation of Evidence – City Staff
3. Testimony from Property Owner (5 minute limitation)
4. Public Comment (5 minute limitation)
5. BPRC Vote and Announcement of Decision
6. Due to the findings from City staff, the Chair requests a motion to determine 1411 Cotton St as a blighted property or to remove it from the target list.

2. 110 R Moss St, Victor and Keldia Cabrera, owners, 1945 Wickford Pl, Rdg, 19610, purchased Oct 2006

1. Oath to all presenting testimony
2. Findings of Fact & Presentation of Evidence – City Staff
3. Testimony from Property Owner (5 minute limitation)
4. Public Comment (5 minute limitation)
5. BPRC Vote and Announcement of Decision
6. Due to the findings from City staff, the Chair requests a motion to determine 110 R Moss St as a blighted property or to remove it from the target list.

3. 742 N 13th St, Sandra Hafer, owner, 1027 Spring St, Rdg, 19604, Purchased Nov 2006

1. Oath to all presenting testimony
2. Findings of Fact & Presentation of Evidence – City Staff
3. Testimony from Property Owner (5 minute limitation)
4. Public Comment (5 minute limitation)
5. BPRC Vote and Announcement of Decision
6. Due to the findings from City staff, the Chair requests a motion to determine 742 N 13th St as a blighted property or to remove it from the target list.

4. 1729 Centre Ave., Tropic Holdings LLC, owners, 418 Moss St, Rdg, 19604, purchase date June 2010

1. Oath to all presenting testimony
2. Findings of Fact & Presentation of Evidence – City Staff
3. Testimony from Property Owner (5 minute limitation)
4. Public Comment (5 minute limitation)
5. BPRC Vote and Announcement of Decision
6. Due to the findings from City staff, the Chair requests a motion to determine 1729 Centre Ave as a blighted property or to remove it from the target list.

5. 637 N 9th St., Andromeda Group, owners, 703 Swade Rd Wyndmoor Pa 19038, purchase date February 2011

1. Oath to all presenting testimony
2. Findings of Fact & Presentation of Evidence – City Staff
3. Testimony from Property Owner (5 minute limitation)
4. Public Comment (5 minute limitation)
5. BPRC Vote and Announcement of Decision
6. Due to the findings from City staff, the Chair requests a motion to determine 637 N 9th St as a blighted property or to remove it from the target list.

6. 17 S 9th St, Victor & Keldia Cabrera, owners, 1945 Wickford Pl, Rdg, 19610, Purchased Jan 2006

- 1. Oath to all presenting testimony**
- 2. Findings of Fact & Presentation of Evidence – City Staff**
- 3. Testimony from Property Owner (5 minute limitation)**
- 4. Public Comment (5 minute limitation)**
- 5. BPRC Vote and Announcement of Decision**
6. Due to the findings from City staff, the Chair requests a motion to determine 17 S 9th St as a blighted property or to remove it from the target list.

7. 225 S 12th St, Alexis Hallums, owner, 225 S 12th St, Rdg, 19601 purchased July 2006

- 1. Oath to all presenting testimony**
- 2. Findings of Fact & Presentation of Evidence – City Staff**
- 3. Testimony from Property Owner (5 minute limitation)**
- 4. Public Comment (5 minute limitation)**
- 5. BPRC Vote and Announcement of Decision**
6. Due to the findings from City staff, the Chair requests a motion to determine 255 S 12th St as a blighted property or to remove it from the target list.

8. 528 N 10th St, Elizabeth Polk, owner, 4412 Bloomfield Ave # F-1 Drexel Hill Pa 19026, purchased Sept 2011

- 1. Oath to all presenting testimony**
- 2. Findings of Fact & Presentation of Evidence – City Staff**
- 3. Testimony from Property Owner (5 minute limitation)**
- 4. Public Comment (5 minute limitation)**
- 5. BPRC Vote and Announcement of Decision**
6. Due to the findings from City staff, the Chair requests a motion to determine 528 N 10th St as a blighted property or to remove it from the target list.

9. 502 Heine St, Ohri Keerty, owner, 128 Colonial Dr Apt C Shillington Pa 19607, purchased Jan 2003

- 1. Oath to all presenting testimony**
- 2. Findings of Fact & Presentation of Evidence – City Staff**
- 3. Testimony from Property Owner (5 minute limitation)**
- 4. Public Comment (5 minute limitation)**
- 5. BPRC Vote and Announcement of Decision**
6. Due to the findings from City staff, the Chair requests a motion to determine 502 Heine St as a blighted property or to remove it from the target list.

10. 1125 Moss St, Bruce Becker aka DBC Property Mgmt, owner, 221 W Douglass St Reading Pa 19601 purchased Feb 2002

- 1. Oath to all presenting testimony**
- 2. Findings of Fact & Presentation of Evidence – City Staff**
- 3. Testimony from Property Owner (5 minute limitation)**
- 4. Public Comment (5 minute limitation)**
- 5. BPRC Vote and Announcement of Decision**
6. Due to the findings from City staff, the Chair requests a motion to determine 922 Perry St as a blighted property or to remove it from the target list.

11. 143 W. Green St, Yvette Richardson, owner, 143 W. Green St, Rdg, 19601, purchased Aug 1995

- 1. Oath to all presenting testimony**
- 2. Findings of Fact & Presentation of Evidence – City Staff**
- 3. Testimony from Property Owner (5 minute limitation)**
- 4. Public Comment (5 minute limitation)**
- 5. BPRC Vote and Announcement of Decision**
7. Due to the findings from City staff, the Chair requests a motion to determine 143 W Green St as a blighted property or to remove it from the target list.

12. 1627 N 10th St, Rosa Juan C Cantres, PO Box 13775 Reading Pa 19612, purchased July 2005

- 1. Oath to all presenting testimony**
- 2. Findings of Fact & Presentation of Evidence – City Staff**
- 3. Testimony from Property Owner (5 minute limitation)**
- 4. Public Comment (5 minute limitation)**
- 5. BPRC Vote and Announcement of Decision**
6. Due to the findings from City staff, the Chair requests a motion to determine 1627 N 10th St as a blighted property or to remove it from the target list.

13. 128 West Oley St, Hirneisen Barry L % Pamela Hirneisen, owner, 46601 Carriage Ct Sterling VA 20164, Purchased Jan 2002

- 1. Oath to all presenting testimony**
- 2. Findings of Fact & Presentation of Evidence – City Staff**
- 3. Testimony from Property Owner (5 minute limitation)**
- 4. Public Comment (5 minute limitation)**
- 5. BPRC Vote and Announcement of Decision**
6. Due to the findings from City staff, the Chair requests a motion to determine 128 West Oley St as a blighted property or to remove it from the target list.